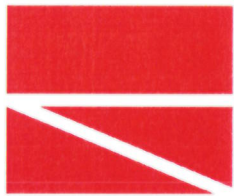


# Exhibit 2



ABR  
BUILDERS LLC

Date: 19-Jun-17

39 W 38th street, suite 1100W

39 Clarkson Street  
New York, NY 10014

T.212.686.1407

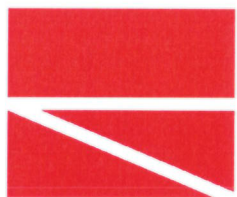
F.212.686.1455

**Invoice**

	Qty	unit	Rate	cost
Deposit (10% of the contract sum)	1	LS	\$283,302.32	\$ 283,302.32
<b>Total:</b>				<b>\$ 283,302.32</b>

Respectfully submitted,

Lukasz Macniak



ABR  
BUILDERS LLC

Date: 10/14/17

39 W 38th street, suite 1100W

T.212.686.1407

F.212.686.1455

Clarkson Associates, LLC

39 Clarkson St

New York, NY 10014

## Invoice

### Material & Labor

	Qty	unit	Rate	cost
Selective demolition and removal	1	LS	\$ 46,700.00	\$ 46,700.00
Hanging scaffolds and protection	1	LS	\$ 10,000.00	\$ 10,000.00
Cutting of the window openings and installing lintels	1	LS	\$ 40,000.00	\$ 40,000.00
Supply and install windows - front	1	LS	\$ 33,500.00	\$ 33,500.00
Supply and install fire rated windows	1	LS	\$ 39,600.00	\$ 39,600.00
Provide and install 2 skylights	1	LS	\$ 21,000.00	\$ 21,000.00
New roofing	1	LS	\$ 38,000.00	\$ 38,000.00
Ground floor windows/doors	1	LS	\$ 38,000.00	\$ 38,000.00
Sprinkler system alternations	1	LS	\$ 23,500.00	\$ 23,500.00
New electric work distribution per floor, office adaptation including low voltage and lights, intercom	1	LS	\$112,000.00	\$ 112,000.00
Plumbing, new risers and branches for bathrooms per floor including fixtures	1	LS	\$ 80,000.00	\$ 80,000.00
AC/heating units and ductwork	1	LS	\$220,000.00	\$ 220,000.00
New elevator	1	LS	\$210,000.00	\$ 210,000.00
Concrete Floor finish	1	LS	\$ 36,800.00	\$ 36,800.00
Wall framing for new bathrooms and misc spaces	1	LS	\$ 20,000.00	\$ 20,000.00
Roof structural work	1	LS	\$ 21,500.00	\$ 21,500.00
New stairs	1	LS	\$ 60,000.00	\$ 60,000.00

**Subtotal**

\$ 1,050,600.00

**Fees and Insurance**

\$191,209.20

**Total:**

**\$1,241,809.20**

Respectfully submitted,

Lukasz Macniak



**ABR**  
BUILDERS LLC

Date: 11/27/17

39 W 38th street, suite 1100W

T.212.686.1407

F.212.686.1455

**Clarkson Associates, LLC**

**39 Clarkson St**

**New York, NY 10014**

## Invoice

### **Material & Labor**

	Qty	unit	Rate	cost
Hanging scaffolds and protection	1	LS	\$ 5,000.00	\$ 5,000.00
Cutting of the window openings and installing lintels	1	LS	\$ 16,500.00	\$ 16,500.00
Supply and install windows - front	1	LS	\$ 13,500.00	\$ 13,500.00
Supply and install fire rated windows	1	LS	\$ 16,000.00	\$ 16,000.00
Provide and install 2 skylights	1	LS	\$ 10,000.00	\$ 10,000.00
New roofing	1	LS	\$ 14,500.00	\$ 14,500.00
Ground floor windows/doors	1	LS	\$ 17,000.00	\$ 17,000.00
Sprinkler system alternations	1	LS	\$ 10,000.00	\$ 10,000.00
New electric work distribution per floor, office adaptation including low voltage and lights, intercom	1	LS	\$ 33,500.00	\$ 33,500.00
Plumbing, new risers and branches for bathrooms per floor including fixtures	1	LS	\$ 41,100.00	\$ 41,100.00
AC/heating units and ductwork	1	LS	\$ 49,300.00	\$ 49,300.00
New elevator	1	LS	\$ 39,700.00	\$ 39,700.00
Concrete Floor finish	1	LS	\$ 33,500.00	\$ 33,500.00
Wall framing for new bathrooms and misc spaces	1	LS	\$ 17,500.00	\$ 17,500.00
Roof structural work	1	LS	\$ 12,300.00	\$ 12,300.00
New stairs	1	LS	\$ 17,200.00	\$ 17,200.00

**Subtotal**

\$ 346,600.00

**Fees and Insurance**

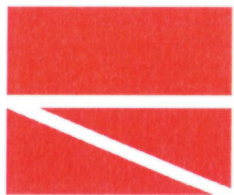
\$63,081.20

**Total:**

**\$409,681.20**

Respectfully submitted,

Lukasz Macniak



**ABR**  
BUILDERS LLC

Date: 6-Jun-18

39 W 38th street, suite 1100W

**39 Clarkson Street**  
**New York, NY 10014**

T.212.686.1407

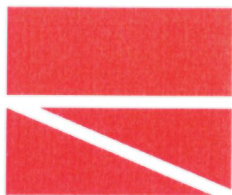
F.212.686.1455

## Invoice

	Qty	unit	Rate	cost
Demolition and removal of existing stairs	1	LS	\$ 25,000.00	\$ 25,000.00
New structural steel and installation at stair core	1	LS	\$ 115,000.00	\$ 115,000.00
Masonry work	1	LS	\$ 35,000.00	\$ 35,000.00
Temporary electric	1	LS	\$ 10,000.00	\$ 10,000.00
General conditions	1	LS	\$ 15,700.00	\$ 15,700.00
<b>Subtotal:</b>				<b>\$200,700.00</b>
<b>Fees and Insurance</b>				<b>\$36,527.40</b>
<b>Total:</b>				<b>\$237,227.40</b>

Respectfully submitted,

Lukasz Macniak



ABR  
BUILDERS LLC

Date: 26-Jul-18

39 W 38th street, suite 1100W

T.212.686.1407

F.212.686.1455

39 Clarkson Street  
New York, NY 10014

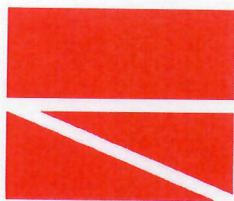
## Invoice

	Qty	unit	Rate	cost
Demolition and removal of masonry chase and wood structure	1	LS	\$ 17,000.00	\$ 17,000.00
New structural steel and installation at stair core	1	LS	\$ 36,500.00	\$ 36,500.00
Masonry work	1	LS	\$ 5,700.00	\$ 5,700.00
Light gage framing	1	LS	\$ 20,000.00	\$ 20,000.00
General conditions, dumpsters and removal	1	LS	\$ 19,300.00	\$ 19,300.00
<b>Subtotal:</b>				<b>\$ 98,500.00</b>
<b>Fees and Insurance</b>				<b>\$17,927.00</b>
<b>Total:</b>				<b>\$116,427.00</b>

Respectfully submitted,

Lukasz Macniak





**ABR**  
BUILDERS LLC

Date: 29-Aug-18

39 W 38th street, suite 1100W

**39 Clarkson Street  
New York, NY 10014**

T.212.686.1407

F.212.686.1455

## Invoice

	Qty	unit	Rate	cost
Demolition and removal of masonry chase and wood structure	1	LS	\$ 12,000.00	\$ 12,000.00
New structural steel and installation at stair core	1	LS	\$ 41,300.00	\$ 41,300.00
Masonry work	1	LS	\$ 7,200.00	\$ 7,200.00
Roof - structural carpentry and waterproofing	1	LS	\$ 17,800.00	\$ 17,800.00
Light gage framing	1	LS	\$ 35,000.00	\$ 35,000.00
General conditions, dumpsters and removal	1	LS	\$ 21,000.00	\$ 21,000.00

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**Subtotal:** \$ 134,300.00

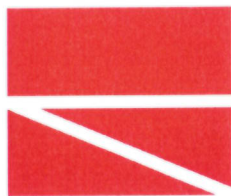
**Fees and Insurance** \$24,442.60

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**Total:** \$158,742.60

Respectfully submitted,

Lukasz Macniak



ABR  
BUILDERS LLC

Date: 1-Oct-18

39 W 38th street, suite 1100W

T.212.686.1407

F.212.686.1455

39 Clarkson Street  
New York, NY 10014

## Invoice

	Qty	unit	Rate	cost
Demolition and removal of windows	1	LS	\$ 16,000.00	\$ 16,000.00
New structural steel and installation at stair core	1	LS	\$ 18,700.00	\$ 18,700.00
Masonry work	1	LS	\$ 11,400.00	\$ 11,400.00
Light gage framing	1	LS	\$ 40,700.00	\$ 40,700.00
General conditions, dumpsters and removal	1	LS	\$ 13,800.00	\$ 13,800.00
<b>Subtotal:</b>				<b>\$ 100,600.00</b>
<b>Fees and Insurance</b>				<b>\$18,309.20</b>
<b>Total:</b>				<b>\$118,909.20</b>

Respectfully submitted,

Lukasz Macniak





ABR  
BUILDERS LLC

Date: 15-Nov-18

39 W 38th street, suite 1100W

**39 Clarkson Street  
New York, NY 10014**

T.212.686.1407

F.212.686.1455

## Invoice

	Qty	unit	Rate	cost
Demolition and removal of masonry wall at cellar	1	LS	\$ 4,250.00	\$ 4,250.00
New structural steel and installation at roof	1	LS	\$ 11,380.00	\$ 11,380.00
Masonry work at bulkhead and parapet wall	1	LS	\$ 7,930.00	\$ 7,930.00
Framing for new bathroom layout	1	LS	\$ 32,450.00	\$ 32,450.00
General conditions, dumpsters and removal	1	LS	\$ 13,800.00	\$ 13,800.00
<b>Subtotal:</b>				<b>\$ 69,810.00</b>
<b>Fees and Insurance</b>				<b>\$12,705.42</b>
<b>Total:</b>				<b>\$82,515.42</b>

Respectfully submitted,

Lukasz Macniak